

Property Location

80 BRAEBURN RD

Map ID

2A/ 25/ 198/ /

Bldg Name

State Use

101

Vision ID

2324

Account #

2364

Bldg #

1

Sec #

1 of 1

Card #

1 of 1

Print Date

11/13/2023 10:42:51

CURRENT OWNER		TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT				1006 EAST LONGMEADOW							
DIMIERO DAVID A PERRONE KRISTINE M 80 BRAEBURN RD EAST LONGMEADOW MA 01028		TOPO WET		EASEMENT		TRAFFIC		CORNER		Description	Code	Appraised	Assessed								
										RESIDNTL.	101	159700	159,700								
		DRAINAGE				VIEW		COMMUNITY		RES LAND	101	85400	85,400								
										RESIDNTL.	101	2500	2,500								
		SUPPLEMENTAL DATA								Total				247,600	247,600						
GIS ID		F_375035_2855138		Mailed		Assoc Pid#															
RECORD OF OWNERSHIP		BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)							
DIMIERO DAVID A GEOFFRION DANIELLE CHAMPAGNE KRIS M STANCO, CHERYL A D'ANGELO ,FRANK B JR		21123	0480	04-01-2016	Q	I	177,000	00	Year Code Assessed Year Code Assessed Year Code Assessed 2023 101 146,700 2022 101 132,600 2021 101 127,100 101 77,600 101 70,500 101 65,300 101 1,600 101 1,600 101 1,600 Total 225,900 Total 204,700 Total 194,000												
		20581	0581	01-30-2015	Q	I	165,000	00													
		16827	0130	07-23-2007	U	I	182,900														
		13738	0294	10-30-2003	U	I	137,000														
		09415	0443	03-13-1996	U	I	1	1A													
EXEMPTIONS				OTHER ASSESSMENTS				This signature acknowledges a visit by a Data Collector or Assessor APPRAISED VALUE SUMMARY Appraised BLDG. Value (Card) 159,700 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 2,500 Appraised Land Value (Bldg) 85,400 Special Land Value 0 Total Appraised Parcel Value 247,600 Valuation Method C Adjustment Net Total Appraised Parcel Value 247,600													
Year	Code	Description	Amount	Code	Description	YEAR	Amount									Comm Int					
Total																					
ASSESSING NEIGHBORHOOD																					
Nbhd		Nbhd Name		Tracing		Batch															
0001				101		MF															
NOTES																					
BUILDING PERMIT RECORD												VISIT / CHANGE HISTORY									
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Type	Is	Id	Cd	Purpose/Result							
123	06-15-2009	54	FENCE	3,620				NVC	01-24-2017			317	16	FIELDREV CHG							
52	03-23-2009	7	REMODEL	1,500		0		FINISH WALK UP A	02-20-2015	01		317	3	MEAS+INSPCTD							
									12-02-2009			317	15	PERMIT VISIT							
									06-30-2004			328	16	FIELDREV CHG							
									04-12-2004			250	22	MAILER SENT							
									04-09-2004			316	2	MEASURED							
									06-25-1990			131	3	MEAS+INSPCTD							
LAND LINE VALUATION SECTION																					
B	Use Co	Description	Zone	D	Fronta	Depth	Land Units	Unit Price	I. Fact	S.A.	Ac Di	C. Fact	St. Idx	Adj	Notes	Special Pricing		Size A	Adj Unit Pric	Land Value	
1	101	ONE FAM	RC				12,800 SF	8.77	0.760	3	LAND	1.00	MF	1.00			0		1.000	6.67	85,400
Total Card Land Units							0.29	AC	Parcel Total Land Area:				0.29	Total Land Value							85,400

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	05	CAPE	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage	1	
Grade	C	AVERAGE	#Heat Sys	1.00	
Stories	1.50	1 1/2 STORIES	Units	1	
Foundation	1	CONCRETE	MIXED USE		
Exterior Wall 1	3	ALUMINUM	Code	Description	
Exterior Wall 2			101	ONE FAM	100
Roof Structure	1	GABLE			0
Roof Cover	1	ASPHALT SH			0
Interior Wall 1	1	DRYWALL	COST / MARKET VALUATION		
Interior Wall 2			Adj Base Rate		135.57
Interior Floor 1	3	HARDWOOD	RCN		228,150
Interior Floor 2	4	CARPET	Net Other Adj		
Heat Fuel	1	OIL	Year Built		1952
Heat Type	3	FORCED H/W	Effective Year Built		1991
AC Type	01	NONE	Depreciation Code		GD
Bedrooms	2		Remodel Rating		
Full Baths	1		Year Remodeled		
Half Baths	0		Depreciation %		30
Extra Fixtures	0		Functional Obsol		
Total Rooms	5		External Obsol		
Bath Style	A	AVERAGE	Cost Trend Factor		1
Half Bath Style			Condition		
Kitchens	1		% Complete		
Kitchen Style	A	AVERAGE	Overall % Condition		70
Extra Kitchens	0		RCNLD		159,700
Extra Kitchen St			Dep % Ovr		
FBM Sqft	450		Dep Ovr Comment		
FBM Quality	3		Misc Imp Ovr		
Fireplaces	1		Misc Imp Ovr Comment		
WS Flues			Cost to Cure Ovr		
Central Vac	0	NO	Cost to Cure Ovr Comment		
Frame	1	WOOD			

OB - OUTBUILDING & YARD ITEMS(L) / XF - BUILDING EXTRA FEATURES(B)													
Code	Description	Su	Sub Type	Lan	Units	Unit Price	Yr Blt	%	Dep.	Cond	Gra	Qual	Apprais Va
02	SHED/FR			L	100	12.00	1970	50	0.00	FR	A	1.00	600
22	WOOD DK			L	100	15.00	2016	70	0.00	GD	A	1.00	1,100
19	PATIO			L	144	8.00	2016	70	0.00	GD	A	1.00	800

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	864		30.80	26,615	
FFL	1ST FLOOR	864	864		153.84	132,921	
HST	HALF STORY	432	864		76.92	66,460	
OPF	OPEN PORCH	0	72		14.96	1,077	
WDK	WOOD DECK	0	35		30.77	1,077	
Ttl Gross Liv / Lease Area		1,296	2,699			228,150	

